

**SPECIAL MEETING of the Burrillville Town Council to be held Tuesday, July 31, 2007 at 6:35 P.M. in the Town Council Chambers, 105 Harrisville Main St., Harrisville for and within the Town of Burrillville.**

**PRESENT: Council President Nancy F. Binns, Councilors Wallace F. Lees, Kevin M. Blais, Margaret L. Dudley, John M. Karmozyn Jr., Norman C. Mainville and Cynthia L. Roe**

**MEMBERS ABSENT: None**

**OTHERS PRESENT: Steven Welford, Superintendent of Schools, Robert Richards, School Facilities Manager, Armand Lusi, Lusi Construction, Thomas R. Cabana, P.E., Edwards and Kelcey and Mark Saccoccio, NCARB/AIA of Saccoccio & Assoc., Inc.**

**New Business considered and acted on:**

**VOTED to approve a special event victualing license for the Taste of Burrillville, co-sponsored by DPNA/Town of Burrillville on August 12, 2007 at Veterans Park (Map 175, Lot 29) on property owned by the Town of Burrillville.**

**Motion by Councilor Norman C. Mainville. Seconded by Councilor Cynthia L. Roe. The vote was unanimous. Voting in favor of the motion were Council President Nancy F. Binns and Councilors**

**Wallace F. Lees, Kevin M. Blais, Margaret L. Dudley, John M. Karmozyn Jr., Norman C. Mainville and Cynthia L. Roe.**

**Unfinished Business considered and acted upon:**

**07-247 VOTED to open consideration and action on correspondence from Councilor Norman C. Mainville regarding his request for an update on the progress of the Levy Rink project; and consider and act on funding/appropriations for the project.**

**Motion by Councilor Wallace F. Lees. Seconded by Councilor John M. Karmozyn, Jr. The vote was unanimous. Voting in favor of the motion were Council President Nancy F. Binns and Councilors Wallace F. Lees, Kevin M. Blais, Margaret L. Dudley, John M. Karmozyn Jr., Norman C. Mainville and Cynthia L. Roe.**

**Mark Saccocia reviewed temperature improvements since the installation of insulation in the roof. Robert Richards provided an overview of progress, noting that the project appears to be on schedule.**

**Leif Seitzinger of Pascoag raised concerns that the scope of the project had changed from repairs to renovation, suggesting that safety and maintenance issues should be addressed but items such as a pro shop and retail sales are unnecessary and have long-range impact. Robert Richards reviewed significant items that were deemed**

necessary and discussed practical, income-generating items that would allow the facility to become self-sustaining. Steven Welford explained steps planned to improve service and increase revenues. Mr. Welford indicated that the pro shop was not an addition and explained how the project had been revised because of fire code and ADA requirements without affecting the cost.

Councilor Kevin M. Blais pointed out that the Town Council had unanimously approved the project. Councilor Blais said it was his understanding that there would be no request for increased funding and that the project would encompass life-saving issues, basic improvements and ADA requirements. Councilor Blais revisited the question of the pro shop, objected to contractors' bonuses, and asked whether any of the additional funds requested have been encumbered. It was noted that there are no bonuses being paid.

Steven Welford, Superintendent of Schools, reviewed the project budget summarized in his July 24, 2007 memo and the detail in a spreadsheet of tasks. Copies of both documents are included in the record of the meeting. Mr. Welford discussed the state reimbursement for the entire project.

Jacqueline Zahn of Pascoag asked about project oversight. Mr. Welford discussed the administrative team responsible for the project, with Town Council and School Committee liaisons participation. Michael C. Wood, Town Manager, explained the use of

**an administrative team rather than an appointed building committee. The process was discussed.**

**Councilor Margaret L. Dudley discussed the original cost estimate provided in January 2007 and changes that had been agreed upon at that time, some of which have not been completed. Councilor Dudley said that she understood the value of additions but suggested that the original plan should have been addressed first. Councilor Dudley stated that any deviation from the original plan should have come before the Town Council.**

**Steven Welford, Superintendent of Schools, reviewed the original cost estimates and discussed the rationale for modifications to the plan. The matter was discussed.**

**Councilor Kevin M. Blais stated his recollection that project oversight had been assigned by the Town Council to the Town Manager. Several Councilors recalled that project oversight had been assigned to an oversight team which did not include the Town Manager or the Superintendent of Schools. The matter was discussed and the clerk was instructed to obtain a copy of the vote.**

**Note: The meeting was recessed from 7:16 P.M. to 7:30 P.M.**

**Council President Nancy F. Binns read the following except from the approved minutes of the March 28, 2007 Council meeting:**

## **Consider and act on project oversight**

**Timothy F. Kane, Town Solicitor, reviewed his recommendation for project oversight, naming Robert Richards, School Facilities Manager, Richard A. Bernardo, P.E., Director of Public Works and Engineering Services, Robin Kimatian, Burrillville School Supervisor of Business Affairs and John P. Mainville, Finance Director, as the administrators proposed for general oversight of the project. Mr. Kane suggested limitations of the Town Council's participation and suggested that two Town Councilors and two School Committee people might serve the oversight committee in an advisory capacity. Michael C. Wood, Town Manager, discussed the timeframe of the project. Councilors Kevin M. Blais and Norman C. Mainville indicated an interest in serving in the advisory capacity described by Mr. Kane; Mr. Blais withdrew himself from consideration; Council Vice President Wallace F. Lees indicated a willingness to serve.**

**Robert Richards, School Facilities Manager, discussed the development of the project and the role of the administrative committee and liaisons. Mark Saccoccio, NCARB/AIA of Saccoccio & Assoc., Inc. expanded upon Mr. Richards comments, discussing that any steps taken were to improve the project and get the greatest value for money spent. There was general discussion of budget, project enhancement, and the construction process on a fast-track project.**

**Steven Welford, Superintendent of Schools, commended the efforts of the administrative team, discussed the commitment and daily management required by the team, and assumed ultimate responsibility for the project. Mr. Welford listed project issues that resulted in unanticipated costs. Mr. Welford reviewed and discussed the original scope of the project and the decisions made to ensure that the project was properly completed.**

**Councilor Cynthia L. Roe acknowledged accomplishments in a project complicated by a short timeframe while noting the Council's responsibility to address the cost issue. Councilor Roe suggested reviewing the optional items to arrive at a compromise.**

**Councilor John M. Karmozyn, Jr., conceded that a decision to increase the appropriation would be difficult. Councilor Karmozyn noted that he had attended project meetings, that much had been accomplished in a short time, and that an excellent job had been done on the project. Councilor Karmozyn suggested that the question was whether to complete the project at current prices while the construction crews are on-site.**

**Councilor Karmozyn asked whether state aid would be impacted if the additional appropriation were denied. Mr. Welford indicated that the Rhode Island Department of Education (RIDE) would reimburse based on expenditures. There was general discussion of the 54 percent**

**reimbursement.**

**At the request of Michael C. Wood, Town Manager, Steven Welford, Superintendent of Schools, provided a detailed explanation of completed items, in-process items that require funding and optional items for which funding would be required. He discussed the impact to the project of excluding some of these items. Several specific items were discussed.**

**Thomas Fagan of Pascoag suggested that the rink would require improved maintenance going forward and recommended better management. The matter was discussed.**

**Councilor Wallace F. Lees recalled that the Town Council had appropriated additional funding for the High School renovation project. Councilor Lees said that the decision was difficult but of long-term benefit, resulting in the project residents had supported. He suggested that the current situation was similar and that he would support increasing the appropriation to the rink, which many residents use and enjoy.**

**Raymond Trinqué, member of the School Committee, discussed the difficulty of the liaisons reporting to the Town Council and School Committee due to the fast-track schedule of the project.**

**Council President Nancy F. Binns said that the project would have**

been impossible without the efforts of Superintendent Welford to secure the state aid. President Binns discussed the challenge to the School Department to complete the project within means, within a short time frame and with a plan to sustain the facility going forward. She cautioned against Monday morning quarter-backing, suggesting that the Town Council is ultimately responsible for their decisions but that the rink project was initiated because of the outcry by taxpayers.

Councilor Kevin M. Blais discussed his support for the decision to appropriate \$3,030,000 and his resolve to allocate no more than that amount. Councilor Blais commended Superintendent Welford, Robin Kimatian and all those involved. Council President Nancy F. Binns agreed, pointing out that the team had accomplished the goal of remaining on schedule.

Councilor Margaret L. Dudley asked for possible funding sources for the additional appropriation. Michael C. Wood, Town Manager, said that the undesignated fund was not recommended. He suggested that funds might be available from the debt reduction fund and/or the major capital fund.

Councilor Norman C. Mainville reviewed the goals from the start of the project, discussed the funding of the project and noted that unanticipated expenses often total ten percent of a project. Councilor Mainville noted that the project was within budget until recently, which was the reason this issue was brought to the Council at this time. Councilor Mainville discussed the competence of the



contractor in maintaining the schedule. Councilor Mainville discussed the importance of completing quality work to ensure a quality facility, and detail issues that arose and were addressed during the construction. Councilor Mainville commended the entire administrative team.

Councilor John M. Karmozyn, Jr. commended the administrative team. Councilor Karmozyn recommended completing the project and supported the request.

Michael C. Wood, Town Manager, noted that, while the request is for \$300,000, it is probable that the amount to be expended would be less and that amount would be subject to the 54 percent reimbursement. Mr. Wood discussed how the timeframe for the project affected communication, despite the best efforts of the team. He acknowledged that rink management would have to be addressed. Mr. Wood spoke of his confidence in the Superintendent and School administration's ability manage the rink appropriately.

Steven Welford, Superintendent of Schools, summarized the scope and progress of the project. Mr. Welford encouraged the Town Council to fund the completion of the project to avoid disappointment when the rink resumes operation.

There was additional discussion of the amount of funding required to complete the project.

**VOTED to appropriate not to exceed \$300,000 to the committee for the rink project from the debt reduction fund.**

**Motion by Councilor Wallace F. Lees. Seconded by Councilor Norman C. Mainville. The motion carried, six in favor, one opposed. Voting in favor of the motion were Council President Nancy F. Binns and Councilors Wallace F. Lees, Margaret L. Dudley, John M. Karmozyn Jr., Norman C. Mainville and Cynthia L. Roe. Councilor Kevin M. Blais voted in opposition.**

**VOTED to adjourn at 8:52 P.M.**

**Motion by Councilor Norman C. Mainville. Seconded by Councilor Wallace F. Lees. The vote was unanimous. Voting in favor of the motion were Council President Nancy F. Binns and Councilors Wallace F. Lees, Kevin M. Blais, Margaret L. Dudley, John M. Karmozyn Jr., Norman C. Mainville and Cynthia L. Roe.**

**The meeting was taped. The tape is on file with the record of the meeting.**

**Louise R. Phaneuf, Town Clerk**